

**SNAPSHOT of HOME Program Performance--As of 12/31/09**  
**Local Participating Jurisdictions with Rental Production Activities**



Participating Jurisdiction (PJ):

State:

PJ's Total HOME Allocation Received:

PJ's Size Grouping\*:

PJ Since (FY):

| Category   | PJ       | State Average | State Rank       | Nat'l Average | Nat'l Ranking (Percentile):* |         |         |
|--|----------|---------------|------------------|---------------|------------------------------|---------|---------|
|  |          |               |                  |               | Group                        | C       | Overall |
| Program Progress:  |          |               | PJs in State: 20 |               |                              |         |         |
| % of Funds Committed   | 94.85 %  | 93.17 %       | 14               | 96.45 %       | 31                           | 32      |         |
| % of Funds Disbursed   | 92.08 %  | 84.99 %       | 7                | 87.93 %       | 58                           | 61      |         |
| Leveraging Ratio for Rental Activities                           | 5.48     | 3.19          | 1                | 4.73          | 100                          | 100     |         |
| % of Completed Rental Disbursements to All Rental Commitments*** | 97.61 %  | 88.92 %       | 13               | 83.38 %       | 39                           | 49      |         |
| % of Completed CHDO Disbursements to All CHDO Reservations***    | 89.37 %  | 68.80 %       | 2                | 70.15 %       | 79                           | 85      |         |
| Low-Income Benefit:  |          |               |                  |               |                              |         |         |
| % of 0-50% AMI Renters to All Renters                            | 70.39 %  | 87.48 %       | 17               | 80.67 %       | 19                           | 18      |         |
| % of 0-30% AMI Renters to All Renters***                         | 51.97 %  | 52.41 %       | 11               | 45.30 %       | 60                           | 63      |         |
| Lease-Up:  |          |               |                  |               |                              |         |         |
| % of Occupied Rental Units to All Completed Rental Units***      | 84.21 %  | 97.50 %       | 18               | 95.32 %       | 11                           | 9       |         |
| Overall Ranking:   |          |               | In State: 5 / 20 |               | Nationally: 72 73            |         |         |
| HOME Cost Per Unit and Number of Completed Units:                |          |               |                  |               |                              |         |         |
| Rental Unit  | \$13,664 | \$26,390      |                  | \$26,635      | 152 Units                    | 66.10 % |         |
| Homebuyer Unit   | \$24,614 | \$17,384      |                  | \$14,938      | 78 Units                     | 33.90 % |         |
| Homeowner-Rehab Unit   | \$0      | \$22,621      |                  | \$20,675      | 0 Units                      | 0.00 %  |         |
| TBRA Unit  | \$0      | \$5,889       |                  | \$3,216       | 0 Units                      | 0.00 %  |         |

\* - A = PJ's Annual Allocation is greater than or equal to \$3.5 million (55 PJs)

B = PJ's Annual Allocation is less than \$3.5 million and greater than or equal to \$1 million (202 PJs)

C = PJ's Annual Allocation is less than \$1 million (295 PJs)

\*\* - E.g., a percentile rank of 70 means that the performance exceeds that of 70% of PJs.

\*\*\*- This category is double-weighted in compiling both the State Overall Ranking and the National Overall Ranking of each PJ.

Source: Data entered by HOME Participating Jurisdictions into HUD's Integrated Disbursement and Information System (IDIS)

## Program and Beneficiary Characteristics for Completed Units

Participating Jurisdiction (PJ): Westland MI

**Total Development Costs:**  
(average reported cost per unit in  
HOME-assisted projects)

|                    | Rental   | Homebuyer | Homeowner |
|--------------------|----------|-----------|-----------|
| <b>PJ:</b>         | \$54,999 | \$50,221  | \$0       |
| <b>State:*</b>     | \$78,977 | \$73,606  | \$19,368  |
| <b>National:**</b> | \$95,185 | \$74,993  | \$23,434  |

**CHDO Operating Expenses:**  
(% of allocation)

**PJ:** 4.5 %  
**National Avg:** 1.1 %

**R.S. Means Cost Index:** 1.05

|  | Rental %   | Homebuyer %  | Homeowner %   | TBRA %  |  | Rental %   | Homebuyer %  | Homeowner %   | TBRA %  |
|--|--|--|---|---|--|--|--|---|---|
| <b>RACE:</b>                             |  |  |   |   | <b>HOUSEHOLD TYPE:</b>   |  |  |   |   |
| White:                                   | <span style="border: 1px solid black; padding: 2px;">81.3</span> | <span style="border: 1px solid black; padding: 2px;">50.0</span> | <span style="border: 1px solid black; padding: 2px;">0.0</span> | <span style="border: 1px solid black; padding: 2px;">0.0</span> | Single/Non-Elderly:  | <span style="border: 1px solid black; padding: 2px;">31.3</span> | <span style="border: 1px solid black; padding: 2px;">44.9</span>             | <span style="border: 1px solid black; padding: 2px;">0.0</span> | <span style="border: 1px solid black; padding: 2px;">0.0</span> |
| Black/African American:                  | <span style="border: 1px solid black; padding: 2px;">12.5</span> | <span style="border: 1px solid black; padding: 2px;">48.7</span> | <span style="border: 1px solid black; padding: 2px;">0.0</span> | <span style="border: 1px solid black; padding: 2px;">0.0</span> | Elderly:   | <span style="border: 1px solid black; padding: 2px;">5.5</span>  | <span style="border: 1px solid black; padding: 2px;">2.6</span>              | <span style="border: 1px solid black; padding: 2px;">0.0</span> | <span style="border: 1px solid black; padding: 2px;">0.0</span> |
| Asian:                                   | <span style="border: 1px solid black; padding: 2px;">0.0</span>  | <span style="border: 1px solid black; padding: 2px;">0.0</span>  | <span style="border: 1px solid black; padding: 2px;">0.0</span> | <span style="border: 1px solid black; padding: 2px;">0.0</span> | Related/Single Parent:   | <span style="border: 1px solid black; padding: 2px;">33.6</span> | <span style="border: 1px solid black; padding: 2px;">28.2</span>             | <span style="border: 1px solid black; padding: 2px;">0.0</span> | <span style="border: 1px solid black; padding: 2px;">0.0</span> |
| American Indian/Alaska Native:           | <span style="border: 1px solid black; padding: 2px;">0.0</span>  | <span style="border: 1px solid black; padding: 2px;">0.0</span>  | <span style="border: 1px solid black; padding: 2px;">0.0</span> | <span style="border: 1px solid black; padding: 2px;">0.0</span> | Related/Two Parent:  | <span style="border: 1px solid black; padding: 2px;">18.8</span> | <span style="border: 1px solid black; padding: 2px;">19.2</span>             | <span style="border: 1px solid black; padding: 2px;">0.0</span> | <span style="border: 1px solid black; padding: 2px;">0.0</span> |
| Native Hawaiian/Pacific Islander:        | <span style="border: 1px solid black; padding: 2px;">0.8</span>  | <span style="border: 1px solid black; padding: 2px;">0.0</span>  | <span style="border: 1px solid black; padding: 2px;">0.0</span> | <span style="border: 1px solid black; padding: 2px;">0.0</span> | Other:   | <span style="border: 1px solid black; padding: 2px;">10.9</span> | <span style="border: 1px solid black; padding: 2px;">5.1</span>              | <span style="border: 1px solid black; padding: 2px;">0.0</span> | <span style="border: 1px solid black; padding: 2px;">0.0</span> |
| American Indian/Alaska Native and White: | <span style="border: 1px solid black; padding: 2px;">0.8</span>  | <span style="border: 1px solid black; padding: 2px;">0.0</span>  | <span style="border: 1px solid black; padding: 2px;">0.0</span> | <span style="border: 1px solid black; padding: 2px;">0.0</span> |  |  |  |   |   |
| Asian and White:                         | <span style="border: 1px solid black; padding: 2px;">0.0</span>  | <span style="border: 1px solid black; padding: 2px;">0.0</span>  | <span style="border: 1px solid black; padding: 2px;">0.0</span> | <span style="border: 1px solid black; padding: 2px;">0.0</span> |  |  |  |   |   |
| Black/African American and White:        | <span style="border: 1px solid black; padding: 2px;">0.0</span>  | <span style="border: 1px solid black; padding: 2px;">0.0</span>  | <span style="border: 1px solid black; padding: 2px;">0.0</span> | <span style="border: 1px solid black; padding: 2px;">0.0</span> |  |  |  |   |   |
| American Indian/Alaska Native and Black: | <span style="border: 1px solid black; padding: 2px;">0.0</span>  | <span style="border: 1px solid black; padding: 2px;">0.0</span>  | <span style="border: 1px solid black; padding: 2px;">0.0</span> | <span style="border: 1px solid black; padding: 2px;">0.0</span> |  |  |  |   |   |
| Other Multi Racial:                      | <span style="border: 1px solid black; padding: 2px;">0.8</span>  | <span style="border: 1px solid black; padding: 2px;">0.0</span>  | <span style="border: 1px solid black; padding: 2px;">0.0</span> | <span style="border: 1px solid black; padding: 2px;">0.0</span> |  |  |  |   |   |
| Asian/Pacific Islander:                  | <span style="border: 1px solid black; padding: 2px;">0.0</span>  | <span style="border: 1px solid black; padding: 2px;">0.0</span>  | <span style="border: 1px solid black; padding: 2px;">0.0</span> | <span style="border: 1px solid black; padding: 2px;">0.0</span> |  |  |  |   |   |
| <b>ETHNICITY:</b>                        |  |  |   |   |  |  |  |   |   |
| Hispanic                                 | <span style="border: 1px solid black; padding: 2px;">3.9</span>  | <span style="border: 1px solid black; padding: 2px;">1.3</span>  | <span style="border: 1px solid black; padding: 2px;">0.0</span> | <span style="border: 1px solid black; padding: 2px;">0.0</span> |  |  |  |   |   |
| <b>HOUSEHOLD SIZE:</b>                   |  |  |   |   | <b>SUPPLEMENTAL RENTAL ASSISTANCE:</b>                               |  |  |   |   |
| 1 Person:                                | <span style="border: 1px solid black; padding: 2px;">36.7</span> | <span style="border: 1px solid black; padding: 2px;">43.6</span> | <span style="border: 1px solid black; padding: 2px;">0.0</span> | <span style="border: 1px solid black; padding: 2px;">0.0</span> | Section 8:   | <span style="border: 1px solid black; padding: 2px;">28.1</span> | <span style="border: 1px solid black; padding: 2px;">0.0</span> <sup>#</sup> |   |   |
| 2 Persons:                               | <span style="border: 1px solid black; padding: 2px;">15.6</span> | <span style="border: 1px solid black; padding: 2px;">24.4</span> | <span style="border: 1px solid black; padding: 2px;">0.0</span> | <span style="border: 1px solid black; padding: 2px;">0.0</span> | HOME TBRA:   | <span style="border: 1px solid black; padding: 2px;">0.0</span>  |  |   |   |
| 3 Persons:                               | <span style="border: 1px solid black; padding: 2px;">13.3</span> | <span style="border: 1px solid black; padding: 2px;">17.9</span> | <span style="border: 1px solid black; padding: 2px;">0.0</span> | <span style="border: 1px solid black; padding: 2px;">0.0</span> | Other:   | <span style="border: 1px solid black; padding: 2px;">19.5</span> |  |   |   |
| 4 Persons:                               | <span style="border: 1px solid black; padding: 2px;">20.3</span> | <span style="border: 1px solid black; padding: 2px;">6.4</span>  | <span style="border: 1px solid black; padding: 2px;">0.0</span> | <span style="border: 1px solid black; padding: 2px;">0.0</span> | No Assistance:   | <span style="border: 1px solid black; padding: 2px;">52.3</span> |  |   |   |
| 5 Persons:                               | <span style="border: 1px solid black; padding: 2px;">8.6</span>  | <span style="border: 1px solid black; padding: 2px;">2.6</span>  | <span style="border: 1px solid black; padding: 2px;">0.0</span> | <span style="border: 1px solid black; padding: 2px;">0.0</span> |  |  |  |   |   |
| 6 Persons:                               | <span style="border: 1px solid black; padding: 2px;">4.7</span>  | <span style="border: 1px solid black; padding: 2px;">5.1</span>  | <span style="border: 1px solid black; padding: 2px;">0.0</span> | <span style="border: 1px solid black; padding: 2px;">0.0</span> |  |  |  |   |   |
| 7 Persons:                               | <span style="border: 1px solid black; padding: 2px;">0.8</span>  | <span style="border: 1px solid black; padding: 2px;">0.0</span>  | <span style="border: 1px solid black; padding: 2px;">0.0</span> | <span style="border: 1px solid black; padding: 2px;">0.0</span> |  |  |  |   |   |
| 8 or more Persons:                       | <span style="border: 1px solid black; padding: 2px;">0.0</span>  | <span style="border: 1px solid black; padding: 2px;">0.0</span>  | <span style="border: 1px solid black; padding: 2px;">0.0</span> | <span style="border: 1px solid black; padding: 2px;">0.0</span> | <b># of Section 504 Compliant Units / Completed Units Since 2001</b> |  | <span style="border: 1px solid black; padding: 2px;">0</span>                |   |   |

\* The State average includes all local and the State PJs within that state

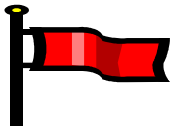
\*\* The National average includes all local and State PJs, and Insular Areas

# Section 8 vouchers can be used for First-Time Homebuyer Downpayment Assistance.



— HOME PROGRAM —  
**SNAPSHOT WORKSHEET - RED FLAG INDICATORS**  
 Local Participating Jurisdictions with Rental Production Activities

Participating Jurisdiction (PJ): Westland State: MI Group Rank: 72  
 (Percentile)  
 State Rank: 5 / 20 PJs Overall Rank: 73  
 (Percentile)  
 Summary: 1 / Of the 5 Indicators are Red Flags

| FACTOR                              | DESCRIPTION   | THRESHOLD* | PJ RESULTS | RED FLAG  |
|-------------------------------------|---|------------|------------|---|
| 4                                   | % OF COMPLETED RENTAL DISBURSEMENTS TO ALL RENTAL COMMITMENTS | < 76.20%   | 97.61      |   |
| 5                                   | % OF COMPLETED CHDO DISBURSEMENTS TO ALL CHDO RESERVATIONS    | < 50.90%   | 89.37      |   |
| 6                                   | % OF RENTERS BELOW 50% OF AREA MEDIAN INCOME                  | < 70%**    | 70.39      |   |
| 8                                   | % OF OCCUPIED RENTAL UNITS TO ALL RENTAL UNITS                | < 90.88%   | 84.21      |  |
| "ALLOCATION-YEARS" NOT DISBURSED*** |   | > 2.550    | 1.3        |   |

\* This Threshold indicates approximately the lowest 20% of the PJs

\*\* This percentage may indicate a problem with meeting the 90% of rental units and TBRA provided to households at 60% AMI requirement

\*\*\* Total of undisbursed HOME and ADDI funds through FY 2005 / FY2005 HOME and ADDI allocation amount. This is not a SNAPSHOT indicator, but a good indicator of program progress.

Source: Data entered by HOME Participating Jurisdictions into HUD's Integrated Disbursement and Information System (IDIS)

HOME Program Performance SNAPSHOT

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